

This instrument prepared by:
Stewart, Davis & Humphrey, P.C.
3800 Colonnade Parkway, Suite 650
Birmingham, Alabama 35243

Send Tax Notice To:
BISHARA IQAL
TINA IQAL
2512 Comanche Drive
Birmingham, AL 35244

Inst # 1994-08354

STATE OF ALABAMA

JEFFERSON COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of ---ONE HUNDRED THREE THOUSAND FIVE HUNDRED AND NO/100'S--- DOLLARS (\$ 103,500.00) to the undersigned GRANTORS in hand paid by the Grantees herein, the receipt whereof is hereby acknowledged,

ESTATE OF BOHDAN S. HALLAS, PROBATE CASE NO. 32-100

hereinafter referred to as GRANTOR, do hereby grant, bargain, sell and convey unto

BISHARA IQAL AND TINA IQAL

hereinafter referred to as GRANTEES, as joint tenants, with the right of survivorship, the following described real estate situated in SHELBY County, Alabama, being more particularly described as follows, to-wit:

Lot 38, according to the Survey of Indian Valley, Third Sector, as recorded in Map Book 5, Page 97, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to the following exceptions:

1. Ad valorem taxes for the year 1994 and subsequent years.
2. Easements, restrictions and right of ways of record.

As part of the consideration for the within conveyance, the Grantees have executed a purchase money mortgage in the amount of \$ 67,275.00 of even date herewith.

THIS IS NOT THE HOMESTEAD PROPERTY OF THE ABOVE STATED GRANTOR AND/OR HER SPOUSE.

TO HAVE AND TO HOLD unto the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple and to their heirs and assigns of such

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survivor forever together with every contingent remainder and right of reversion. And said Grantor does for itself, its successors and assigns, covenant with said Grantees, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and

convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said Grantees, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, **ESTATE OF BOHDAN S. HALLAS, PROBATE CASE NO. 32-100**, by its **EXECUTRIX, LILLIE S. HALLAS**, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 7th day of March, 1994.

ESTATE OF BOHDAN S. HALLAS
PROBATE CASE NO. 32-100

BY: Lillie S. Hallas Executrix
LILLIE S. HALLAS
EXECUTRIX

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that LILLIE S. HALLAS, whose name as EXECUTRIX OF ESTATE OF BOHDAN S. HALLAS, PROBATE CASE NO. 32-100, an Estate, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she, as such Executrix and with full authority, executed or and as the act of said Estate.

Given under my hand and seal of office this 7th day of March, 1994.

My Commission Expires: 10/27/97

Christopher P. Mowley
NOTARY PUBLIC

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